

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - September 17, 1969

Appeal No. 10162 Joseph and Gretchen Handwerger, appellants.

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee.

On motion duly made, seconded and carried, with Arthur B. Hatton dissenting, the following Order of the Board was entered at the meeting of October 21, 1969.

EFFECTIVE DATE OF ORDER - May 11, 1970

ORDERED:

That the appeal for variance from the side yard requirements of the R-1-B District to permit a one story rear addition at 3427 - 34th Place, NW., Lot 93, Square 2076, be partially granted conditionally.

FINDINGS OF FACT:

1. The subject property is located in an R-1-B District.
2. The property is improved with a two-story single-family dwelling.
3. Appellant proposes to erect a one story rear addition to the subject dwelling.
4. The existing dwelling is approximately 50 years old and was constructed with a five foot side yard.
5. It is proposed to construct the addition at the same 5 foot set back from the side property line as the existing dwelling.
6. No opposition to the granting of this appeal was registered at the public hearing.

OPINION:

We are of the opinion that appellant has proven a hardship within the meaning of the variance clause of the Zoning Regulations and that a denial of the requested relief will result in peculiar and exceptional practical difficulties and undue hardship upon the owner.

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OPINION Cont'd:

Further, we hold that the requested relief can be granted without substantial detriment to the public good and without substantially impairing the intent, purpose and integrity of the zone plan as embodied in the Zoning Regulations and Map.

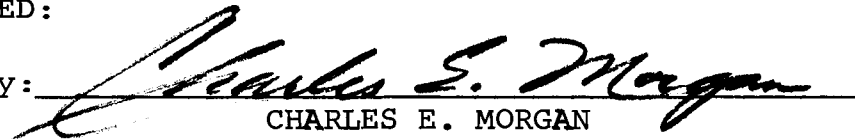
This Order shall be subject to the following condition:

Appellant shall limit any addition constructed to the existing porch line boundary (Brown line on BZA Exhibit No. 12, BZA File No. 10162).

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By: _____



CHARLES E. MORGAN
Secretary of the Board

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DIRECTOR OF INSPECTIONS WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.